

USA Capital,
LOAN SUMMARY
As of February 28, 2007

Performance Evaluation	Loan Name	Origination Date	Loan 02/28/07	Outstanding at 02/28/07	Interest to Investors	Interest Prepaid	Collection Account			Due to Lender	D/V Fund	First Trust	Direct Lender	Interest	No. of Investors
							February Interest	February Principal	Service Fee						
Maturity and Interest Default	3855 San Bruno Real Partners, L.P.	8/27/05	7,350,000	918,643	-	-	29,760	-	-	1,580	28,200	-	-	33	
Performing	5055 Colwood LLC	7/26/05	954,895	13,493	-	-	-	-	-	-	-	-	-	33	
Repaid	5252 Orange, LLC	12/22/05	-	-	-	-	-	-	-	-	-	-	-	56	
Non-Performing	60th Street Venture, LLC	12/22/05	3,700,000	47,376	-	-	-	-	-	-	-	-	-	49	
Maturity and Interest Default	6426 Gass, LTD	4/1/05	26,500,000	5,286,551	1,672,697	-	-	-	-	-	-	-	-	285	
Maturity and Interest Default	Amesbury Waters Point (Amesburyport Corporation)	12/16/02	19,242,193	2,425,955	-	-	-	-	-	-	-	-	-	393	
Maturity and Interest Default	Action B, LLC	5/31/05	5,835,472	1,327,024	517,607	-	-	-	-	-	-	-	-	50	
Repaid	Ashby Financial \$1,200,000 ¹	5/20/04	-	-	-	-	-	-	-	-	-	-	-	73	
Special Situation	B & J Investments ¹	9/28/98	-	-	-	-	-	-	-	-	-	-	-	1	
Non-Performing	BairUSA \$15,300,000 BairUSA, LLC	11/24/03	15,300,000	327,316	-	-	-	-	-	-	-	-	-	221	
Maturity Default	Bay Pompano Beach, LLC	5/24/05	14,682,912	1,392,554	-	-	-	-	-	-	-	-	-	84	
Repaid	Beastair, LLC	5/20/05	-	-	-	-	-	-	-	-	-	-	-	157	
Repaid	Beau Ridge Homes \$1,000,000 ²	1/20/03	-	-	-	-	-	-	-	-	-	-	-	92	
Maturity and Interest Default	Biford Medical Developers, LLC	8/23/05	7,450,000	840,760	-	-	-	-	-	-	-	-	-	17	
Repaid	Bob's Sovev 93, LLC	8/27/05	-	-	-	-	-	-	-	-	-	-	-	229	
Maturity and Interest Default	Brookdale/Maitland \$27,050,000 ³	10/29/03	5,984,848	550,235	-	-	-	-	-	-	-	-	-	1	
Performing	Bunny Canyon \$1,050,000 Bunny Canyon Land Development, LLC	1/6/06	1,050,000	10,817	-	-	11,754	-	875	10,879	-	-	-	34	
Interest Default	Bunny Canyon \$2,500,000 Bunny Canyon Land Development, LLC	5/20/05	2,300,000	289,824	-	-	-	-	-	-	-	-	-	43	
Interest Default	Bunny Canyon \$6,725,000 Bunny Canyon Land Development, LLC	9/28/05	4,250,000	490,884	-	-	-	-	-	-	-	-	-	53	
Maturity Default	Bunny Canyon \$7,500,000 (Bunny Canyon Land Development, LLC)	1/14/05	5,725,000	470,258	-	-	-	-	-	-	-	-	-	3	
Maturity and Interest Default	Bunny Canyon \$8,750,000 (Bunny Canyon Land Development, LLC)	8/17/05	6,450,000	789,899	-	-	-	-	-	-	-	-	-	177	
Not Founded	Cabinet Highlands, LLC	4/5/06	-	-	-	-	-	-	-	-	-	-	-	3	
Special Situation	B/Synergy, LLC \$4,434,446 ¹	2/3/05	-	-	-	-	-	-	-	-	-	-	-	3	
Maturity Default	Cabinet Highlands, LLC	2/17/05	2,980,000	34,946	-	-	38,750	-	2,500	56,250	-	-	-	65	
Non-Performing	Castac Partners III, LLC	7/11/05	5,800,000	886,111	76,040	-	-	-	-	-	-	-	-	57	
Non-Performing	Castac Partners III, LLC	9/22/05	-	574,524	-	-	-	-	-	-	-	-	-	65	
Repaid	Chaffeev Homes, LLC (Lindsay and Chandler Heights, LLC)	4/3/06	3,400,000	42,311	-	45,844	-	-	-	-	-	-	-	40	
Maturity and Interest Default	Clear Creek Plantation (Apache Land Investments, L.P.)	3/15/05	2,800,000	339,732	-	-	-	-	-	-	-	-	-	35	
Repaid	CloudbreakLV (Cloudbreak Las Vegas, LLC)	12/17/03	-	-	-	-	-	-	-	-	-	-	-	2	
Non-Performing	Col CREC Building (Col Gateway, LLC)	9/28/03	3,118,777	2,526,281	565,594	-	-	-	-	-	-	-	-	1	
Non-Performing	Col DIV added #1 (Col Gateway, LLC)	7/10/03	1,500,000	1,101,693	170,825	-	-	-	-	-	-	-	-	1	
Non-Performing	Col DIV added #2 (Col Gateway, LLC)	7/10/03	3,100,000	1,716,075	352,625	-	-	-	-	-	-	-	-	1	
Non-Performing	Col Gateway LLC	1/17/03	5,805,051	1,787,488	819,821	-	-	-	-	-	-	-	-	3	
Non-Performing	Col Second TD (Col Gateway, LLC)	8/19/03	1,000,000	704,568	384,563	-	-	-	-	-	-	-	-	1	
Repaid	Columbia Managing Partners, LLC (Convex Capital Satellite Arms)	9/1/05	2,210,000	22,346	-	24,740	-	-	1,842	22,698	-	-	-	56	
Interest Default	Convex Capital (Convex Capital Satellite Arms)	10/1/05	4,120,000	420,289	-	-	-	-	-	-	-	-	-	56	
Non-Performing	Copper Sage Commerce Center, Phase II (Copper Sage Commerce Center, LLC)	3/1/05	3,550,000	379,731	-	-	-	-	-	-	-	-	-	51	
Repaid	Copper Sage Commerce Center, LLC	6/9/04	-	-	(1)	-	-	-	-	-	-	-	-	26	
Maturity Default	Comman Tech 160, LLC	6/22/05	6,375,000	202,915	0	-	-	-	-	-	-	-	-	96	
Repaid	Connonwood Hills, LLC	6/14/05	-	-	-	-	-	-	-	-	-	-	-	21	
Maturity and Interest Default	Del Vale Islet (Del Vale Capital Corporation, Inc.)	3/22/05	-	-	-	-	-	-	-	-	-	-	-	239	
Repaid	Del Vale Islet (Del Vale Capital Corporation, Inc.)	10/1/05	31,050,000	4,423,596	-	-	-	-	-	-	-	-	-	147	
Interest Default	Eagle Meadows Development	2/24/06	-	-	-	-	-	-	-	-	-	-	-	147	
Repaid	Elizabeth May Real Estate, LLC	Undetermined	12,970,94	8,012,319	-	-	-	-	-	-	-	-	-	1	
Special Situation	EPIC Resorts	Undetermined	-	-	-	-	-	-	-	-	-	-	-	1	

EXHIBIT B

Performance Evaluation	Loan Name	Origination Date	Loan to Investors	Interest Prepaid	Collection Account			Due to
					February Interest Receipts	February Principal	Service Fee	
Repaid	Fiesta Development, Inc. 16.5% (Fiesta Development)	11/1/05	-	-	-	-	-	-
Repaid	Fiesta Development, Inc. McNaughton (Fiesta)	11/1/05	-	-	-	-	-	-
Performing	Fiesta Mungia Fiesta Development, Inc.	4/14/05	\$ 550,000	\$ 55,722	-	72,764	-	5,417
Interest Default	Fiesta Oak Valley, Oak Mass. Investors, LLC	6/15/04	20,500,000	6,851,593	3,386,263	-	-	-
Interest Default	Fiesta US/US/Longue Cipriani Land Investors, LLC	9/22/03	10,000,000	4,057,905	2,312,277	-	-	-
Repaid	Fiesta/Baumann, \$ 2.4m (Fiesta Development, Inc.)	9/17/04	-	-	-	-	-	-
Non-Performing	Foothill 218, LLC	2/23/05	25,980,000	3,370,330	-	-	-	-
Repaid	Franklin - Stratford Investments, LLC	3/30/05	-	-	-	132,342	5,040,589	10,201
Repaid	Freeway 10 ²	8/20/04	-	-	-	-	-	-
Repaid	Gateway Stone, Gateway Stone Associates, LLC	11/11/05	-	-	-	1,611,598	13,185,000	120,812
Repaid	Gateway Stone, Gateway Stone Associates, LLC	9/8/05	-	-	-	-	-	-
Repaid	Gibraltar Tower Printers, L.P.	6/27/05	-	-	-	-	-	-
Repaid	Governor State Investments, II, L.P.	-	-	-	-	-	-	-
Maturity and Interest Default	Goss Road, Savannah Homes, LLC	11/2/04	-	-	-	-	-	-
Interest Default	Gummery Court Control, Gummery Court, Ltd.	6/25/04	\$ 4,884,500 ¹	4,265,809	-	-	-	-
Repaid	Harbor Georgetown, LLC	8/16/04	\$ 800,000	1,415,282	148,785	-	-	-
Repaid	Holiday Canyon, Los Angeles Land & Golf, LLC	3/3/04	-	-	-	-	-	-
Non-Performing	Hisperia II, (Southern California Land Development, LLC)	4/1/05	4,250,000	350,885	-	-	-	-
Repaid	HFA, Rivera (Riviera Homes for America Holdings, LLC.)	6/24/05	-	0	2,190,552	-	-	-
Non-Performing	HFA, Clear Lake, LLC	-	15,050,000	4,253,854	-	-	-	-
Repaid	HFA, North Yonkers One Point Street, Inc.	11/1/05	-	-	-	-	-	-
Repaid	HFA, Riviera 2nd (Riviera-HFA, LLC)	4/22/04	-	-	-	-	-	-
Non-Performing	HFA, Windham (HFA/Hayden, LLC)	11/15/04	\$ 550,000	1,671,592	800,852	-	-	-
Non-Performing	HFA-Clear Lake, 2nd (HFA-Clear Lake, LLC)	12/19/03	2,750,000	781,011	289,935	-	-	-
Maturity Default	Huntsville (West Hills Park Joint Venture)	3/31/03	4,000,000	1,189,950	-	-	-	-
Repaid	I-40 Gateway West, LLC	1/11/05	-	-	-	-	-	-
Non-Performing	Interstate Commerce Center Phase II (ISCC Phase II, LLC)	3/1/06	-	-	-	36,359	1,095,000	2,187
Repaid	Interstate Commerce Center Phase II (ISCC Phase II, LLC)	8/11/04	1,538,666	46,582	-	-	-	-
Repaid	Interstate Commerce Center, LLC	2/20/04	800,003	0	-	20,615	183,819	1,733
Repaid	J. Jiffco Corporation	9/2/05	-	-	-	-	-	-
Non-Performing	La Hacienda Est. LLC	11/1/04	\$ 255,000	147,924	-	-	-	-
Maturity Default	Lake Helen Preserve	12/27/04	3,159,704	514,270	-	-	-	-
Repaid	LCG Group, LLC	-	-	-	-	-	-	-
Interest Default	Levin Hills, LLC	12/27/03	10,350,000	1,239,672	-	-	-	-
Non-Performing	Marion Square Mall Acquisition Company, LLC	7/26/04	12,000,000	1,531,195	-	-	-	-
Non-Performing	Marion Square 2nd (MS Acquisition Company, LLC)	8/11/05	30,000,000	4,170,197	13,458	-	-	-
Maturity Default	Marquis Hotel, USA, Investor, VI, LLC	3/28/05	6,000,000	1,049,865	15,078	-	-	-
Interest Default	Marlow Creek Partners, LLC	2/23/05	\$ 13,500,000	4,544,572	2,356,244	-	-	-
Repaid	Marlowe Marketplace, LLC	6/30/05	-	-	-	-	-	-
Interest Default	Mountain House Business Park, Pegasus-MH Ventures, LLC	6/10/04	16,800,000	1,521,413	-	-	-	-
Repaid	Mountain House Business Park, Pegasus-MH Ventures, LLC	6/10/04	-	-	-	-	-	-
Maturity and Interest Default	Oak Shore II, (John E. King and Castle, D. King)	6/6/05	12,150,000	1,174,757	-	-	-	-
Maturity and Interest Default	Ocean Atlantic (Ocean Atlantic/PGV/NetBuy, LLC)	12/28/06	\$ 825,000	1,091,859	-	-	-	-
Interest Default	Oceania, LLC	11/1/05	2,700,000	247,707	-	-	-	-
Repaid	Odequate, Edge \$ 7,750,000 (Odequate Land Development, LLC)	11/5/03	-	-	-	-	-	-
Repaid	Palm Harbor One, LLC	12/14/05	24,227,719	245,348	-	177,459	162,757	13,210
Repaid	Paseo Vineyards (Paseo County Land Speculators, LLC)	12/10/04	\$ 1,500,000	5,602,920	1,228,292	-	-	-
Repaid	Paseo Vineyards 2nd (Paseo County Land Speculators, LLC)	12/10/04	\$ 5,600,000	1,435,856	259,999	-	-	-
Repaid	Preserve at Galisteo, LLC	10/5/05	-	-	-	-	-	-
Repaid	Rebound Properties, LLC	11/7/05	2,555,100	50,953	-	-	-	-
Repaid	Rio Rancho Executive Plaza, LLC	-	-	-	35,936	618,350	1,068	634,217
Repaid	Road Development Group, L.P.	3/23/05	-	(0)	-	-	-	-

EXHIBIT B

Collection Account											Due to Lender	CIV Fund	First Trust	Direct Lenders	Moel Investors
Performance Evaluation	Loan Name	Origination Date	Outstanding Principal	Outstanding Interest	Interest Paid/Refund	February Interest Received	February Principal	Service Fee							
Maturity and Interest Default	3885 San Fernando Road Partners, L.P.	8/28/05	7,350,000	916,443	-	-	1,500	-	28,200	-	-	83	33		
Non-Performing	5252 Colwood, LLC	3/24/05	984,895	13,449	-	-	29,790	-	-	-	-	66			
Repaid	5252 Orange, LLC	12/22/05	-	-	47,376	-	-	-	-	-	-	49			
Non-Performing	65th Street Venture, LLC	12/22/05	3,700,000	-	-	-	-	-	-	-	-	285			
Maturity and Interest Default	6425 Geiss, LTD	4/14/05	28,500,000	5,266,551	1,972,597	-	-	-	-	-	-	393			
Maturity and Interest Default	Annesbury/Water Point (Annesbury) Corporation	12/16/02	19,242,193	2,475,555	-	-	-	-	-	-	-	221			
Maturity and Interest Default	Anchor B, LLC	5/31/05	5,835,432	1,327,324	517,507	-	-	-	-	-	-	50			
Repaid	Arby's Financial 37,200,000 ⁴	5/20/04	-	-	-	-	-	-	-	-	-	73			
Special Situation: B & J Investments ¹		9/29/98	-	-	-	-	-	-	-	-	-	1			
Non-Performing	BarUSA 15,300,000 (Barusa, LLC)	1/12/03	15,300,000	327,336	-	-	-	-	-	-	-	84			
Maturity Default	Bay Romano Bach, LLC	5/20/05	14,632,912	1,342,254	-	-	-	-	-	-	-	84			
Repaid	Breakstar, LLC	5/20/05	-	-	-	-	-	-	-	-	-	157			
Repaid	Blau Ridge Homes 35,000,000 ⁵	1/20/03	-	-	-	-	-	-	-	-	-	92			
Maturity and Interest Default	Bindit Medical Developers, LLC	8/31/05	7,450,000	840,760	-	-	-	-	-	-	-	17			
Repaid	BoiseGreen 33, LLC	8/27/05	-	-	-	-	-	-	-	-	-	229			
Maturity and Interest Default	Brookdale/Mattress 27,050,000 ⁶	10/29/03	5,964,848	580,235	-	-	-	-	-	-	-	10,879	1		
Performing	Bunny Canyon \$1,500,000 (Bunny Canyon Land Development, LLC)	1/6/06	1,050,000	10,617	-	11,754	-	875	10,879	-	-	34			
Interest Default	Bunny Canyon \$1,500,000 (Bunny Canyon Land Development, LLC)	5/20/05	2,300,000	269,824	-	-	-	-	-	-	-	43			
Interest Default	Bunny Canyon \$1,500,000 (Bunny Canyon Land Development, LLC)	9/28/05	4,250,000	490,684	-	-	-	-	-	-	-	53			
Maturity, Default and Interest Default	Bunny Canyon \$1,500,000 (Bunny Canyon Land Development, LLC)	1/14/05	5,725,000	470,258	-	-	-	-	-	-	-	83			
Not Funded	Bunny Canyon \$1,500,000 (Bunny Canyon Land Development, LLC)	4/5/05	-	-	-	-	-	-	-	-	-	117			
Special Situation: B/Syntex, LLC 84,434,446 ⁷		2/3/05	-	-	-	-	-	-	-	-	-	3			
Maturity Default	Cabernet Highlands, LLC	2/17/05	2,980,000	34,846	-	38,750	20,000	2,500	56,250	-	-	65			
Non-Performing	Casta Partners III, LLC	7/11/05	5,600,000	886,111	76,040	-	-	-	-	-	-	57			
Non-Performing	Castor Partners, LLC (Lindsey and Chandler Hegins, LLC)	9/22/05	4,675,000	574,534	-	-	-	-	-	-	-	65			
Performing	Clear Creek Plantation (Arapahoe Land Investments, L.P.)	4/3/06	3,400,000	42,311	-	46,844	-	2,833	44,011	-	-	40			
Maturity and Interest Default	Cloudbreak LV (Cloudbreak Las Vegas, LLC)	12/17/03	-	-	-	-	-	-	-	-	-	35			
Repaid	Cloudbreak LV (Cloudbreak Las Vegas, LLC)	9/26/03	3,718,777	2,526,281	555,564	-	-	-	-	-	-	2			
Non-Performing	CoFCREC Building (Colt Gateway, LLC)	7/10/03	1,500,000	1,01,693	170,525	-	-	-	-	-	-	1			
Non-Performing	Colt DIV added #2 (Colt Gateway, LLC)	7/10/03	3,100,000	1,716,025	352,625	-	-	-	-	-	-	1			
Non-Performing	Colt Gateway, LLC	10/10/03	5,905,531	1,787,468	819,821	-	-	-	-	-	-	3			
Non-Performing	Colt Second ID (Colt Gateway, LLC)	8/19/03	1,000,000	704,558	384,583	-	-	-	-	-	-	1			
Performing	Columbus Managing Partners, LLC	9/1/05	2,210,000	22,346	-	24,740	-	1,842	22,598	-	22,898	-	1		
Interest Default	Convex Capital (Convex Capital Satellite Arms, Inc.)	1/1/06	4,125,000	432,289	-	-	-	-	-	-	-	56			
Repaid	Copper Sage Commerce Center Phase II	3/1/06	3,550,000	379,731	-	-	-	-	-	-	-	51			
Non-Performing	Copper Sage Commerce Center, LLC	6/9/04	-	(1)	(1)	-	-	-	-	-	-	28			
Repaid	Copper Sage Commerce Center, LLC	6/24/05	6,375,000	202,976	0	-	-	-	-	-	-	95			
Maturity and Interest Default	Country Hills, LLC	6/7/05	-	-	-	-	-	-	-	-	-	21			
Maturity and Interest Default	Del Valle - Livingston, Del Valle Capital Corporation, Inc.	8/25/05	19,250,000	1,475,546	-	-	-	-	-	-	-	239			
Repaid	Eagle Meadow's Development, Inc.	10/19/05	31,050,000	4,127,558	-	-	-	-	-	-	-	76			
Repaid	Elizabeth May Real Estate, LLC	2/24/05	-	-	-	-	-	-	-	-	-	215			
Special Situation: EPIC Reports		Undetermined	12,910,694	8,012,319	-	-	-	-	-	-	-	1			

EXHIBIT B

Performance Evaluation	Loan Name	Origination Date	Qualifying AI	Outstanding at 02/28/07	Interest to Investor	Collection Account			Due to			No. of Investors
						February Interest Receipts	February Principal	Service Fee	Due to D/Fund	First Trust	Direct Lender	
Repaid	Fiesta Development 55.6 (Fiesta Development, Inc.)	1/17/05	-	-	-	-	-	-	-	-	-	1
Repaid	Fiesta Development, McNaughton (Fiesta Development, Inc.)	1/17/05	-	-	-	-	-	-	-	-	-	1
Performing	Fiesta Murieta (Fiesta Development, Inc.)	4/14/05	5,550,000	65,722	-	72,764	-	5,417	67,347	-	-	65,353
Interest Default	Fiesta Oak Valley (OK Mesa Investors, LLC)	6/15/04	20,500,000	6,851,503	3,386,263	-	-	-	-	-	-	227
Interest Default	Fiesta USA/Stonebridge (Capital Land Investors, LLC)	9/2/03	10,000,000	4,057,905	2,372,277	-	-	-	-	-	-	100
Repaid	Fiesta/Beaumont \$42.4m (Fiesta Development, Inc.)	9/17/04	-	-	-	-	-	-	-	-	-	35
Non-Performing	Foothills 218, LLC	2/23/06	-25,980,000	3,370,330	-	-	-	-	-	-	-	300
Repaid	Franklin - Stamford Investments, LLC	3/30/05	-	-	-	-	-	-	-	-	-	2
Repaid	Freeway 107	8/9/04	-	-	-	-	-	-	-	-	-	57
Repaid	Gateway Stone (Gateway Stone Associates, LLC)	11/16/05	-	-	-	-	-	-	-	-	-	181
Repaid	Glendale Tower Partners, LP	6/9/05	-	-	-	-	-	-	-	-	-	95
Repaid	Golden State Investments II, L.P.	6/27/05	-	-	-	-	-	-	-	-	-	37
Repaid	Goss Road (Savannah Homes, LLC)	11/2/04	-	-	-	-	-	-	-	-	-	20
Maturity and Interest Default	Gramercy Court Condominiums (Gramercy Court, Ltd.)	6/25/04	34,884,500	4,355,899	-	-	-	-	-	-	-	332
Repaid	Garden Gazebo, LLC	6/16/04	6,600,000	1,419,202	148,785	-	-	-	-	-	-	103
Repaid	Hayes Canyon, L.S. (Vista Land & Grill, LLC)	3/30/04	-	-	-	-	-	-	-	-	-	114
Non-Performing	Hedgehog II (Southern California Land Development, LLC)	4/1/05	4,250,000	350,885	-	-	-	-	-	-	-	65
Repaid	HFA - Riveria (Riveria Homes for America Holdings, LLC)	6/24/05	-	0	-	-	-	-	-	-	-	90
Non-Performing	HFA-Clear Lake, LLC	1/6/05	18,050,000	4,283,854	2,140,552	-	-	-	-	-	-	207
Repaid	HFA-North Yonkers (One Point Street, Inc.)	1/11/05	-	-	-	-	-	-	-	-	-	288
Repaid	HFA-Rivers 2nd Riveria-HFAH, LLC	4/29/04	-	-	-	-	-	-	-	-	-	99
Non-Performing	HFA-Windham (HFAH Asylum, LLC)	1/11/04	5,550,000	1,677,582	800,652	-	-	-	-	-	-	74
Non-Performing	HFAH-Clear Lake 2nd (HFAH-Clear Lake, LLC)	6/24/05	2,750,000	781,011	288,825	-	-	-	-	-	-	36
Maturity Default	Huntington West Hills Park (Joint Venture)	3/31/04	6,255,000	1,731,000	1,109,500	-	-	-	-	-	-	1
Repaid	La Jolla Shores, LLC	1/11/05	10,475,000	1,792,179	356,128	-	-	-	-	-	-	116
Repaid	La Jolla Shores West, LLC	3/1/06	-	-	-	65,403	2,981,067	5,259	2,651,240	-	-	2,623,240
Non-Performing	Marinakis Commerce Center Phase II (ISCC Phase II, LLC)	8/11/04	1,539,686	46,592	-	-	-	-	-	-	-	23
Repaid	Interstate Commerce Center, LLC	2/20/04	800,003	0	-	-	20,615	183,819	1,733	202,700	199,345	111
Repaid	J. J. Jern's Corporation	9/2/05	-	-	-	-	-	-	-	-	-	4
Non-Performing	La Jardineau State LLC	11/11/04	6,255,000	147,924	-	-	-	-	-	-	-	105
Repaid	Lake & Stein Partners ⁴	1/27/04	3,159,704	514,210	-	-	-	-	-	-	-	82
Non-Performing	LCCG-Gilroy, LLC	1/12/04	-	-	-	-	-	-	-	-	-	35
Repaid	Lein Hills, LLC	12/7/05	10,550,000	1,239,072	-	-	-	-	-	-	-	120
Interest Default	Magruder Arms ⁵	7/26/04	12,000,000	1,531,195	-	-	-	-	-	-	-	59
Non-Performing	Malton Square (MS Acquisition Company, LLC)	8/11/05	30,000,000	4,170,987	13,458	-	-	-	-	-	-	272
Non-Performing	Marion Square (MS Acquisition Company, LLC)	8/11/05	6,000,000	1,049,685	15,078	-	-	-	-	-	-	108
Interest Default	Marquis Hotel (USA Investors VI, LLC)	3/29/05	13,500,000	4,544,522	2,386,244	-	-	-	-	-	-	169
Repaid	Meadow Creek Partners, LLC	2/22/05	-	-	-	-	-	-	-	-	-	103
Interest Default	Mountain House Business Park (Pegasus-IM, LLC)	6/10/04	16,800,000	1,521,413	-	-	-	-	-	-	-	49
Repaid	Ventures I, LLC	6/10/04	-	-	-	-	-	-	-	-	-	202
Maturity Default	Oak Shores II (John E. King and Circle D, King)	6/6/05	12,150,000	1,174,757	-	-	-	-	-	-	-	176
Interest Default	Ocean Atlantic \$8,425,000 (Ocean Atlantic, LLC)	12/3/06	8,925,000	1,061,889	-	-	-	-	-	-	-	343
Repaid	Paragon/M. Edges \$1,350,000 (Opaque Land)	11/10/05	2,700,000	247,707	-	-	-	-	-	-	-	32
Repaid	Paragon/1980 One, LLC	12/14/05	-23,227,719	245,348	-	-	-	-	-	-	-	95
Repaid	Paragon and Parker Vineyards (Parker County Land Speculators, LLC)	12/10/04	31,500,000	5,632,920	1,228,292	-	-	-	-	-	-	309
Repaid	Paragon and Parker Vineyards 2nd (Parker County Land Speculators, LLC)	12/10/04	6,500,000	1,495,656	259,999	-	-	-	-	-	-	118
Repaid	Paragon at Galleria, LLC	10/6/05	-	-	-	-	-	-	-	-	-	73
Repaid	Redwood Properties, LLC	11/15/05	269,641	50,953	-	-	-	-	-	-	-	1
Repaid	Rio Rancho Executive Plaza, LLC	11/17/06	2,658,180	30,138	-	-	-	-	-	-	-	261
Repaid	Road Development Group, LP	3/23/05	-	(0)	-	-	-	-	-	-	-	-

EXHIBIT B

USA CDP
LOAN SUMMARY
AS OF February 28, 2007

Performance Evaluation	Loan Name	Origination Date	Interest Rate	Interest Principal Received	Collection Account			Due to	No. of Investors
					February 2007	Outstanding at 02/28/07	Outstanding at 02/28/07 to Investors		
Special Situation or Maturity and Interest Default	Saddleback	Undetermined	-	-	-	-	-	-	1
Special Situation or Interest Default	Shamrock Tower, L.P. (519 Main, L.P.)	8/5/04	10,500,000	2,998,948	1,482,168	-	-	-	87
Special Situation or Interest Default	Sheraton Hotel	9/28/99	3,525,000	385,575	-	-	-	-	1
Maturity Default	Sidde Development, Inc.	12/20/05	-	-	-	-	-	-	40
Maturity Default	Southern California Land 2nd/Southern California Land Development, LLC	8/3/05	2,800,000	37,022	-	40,999	-	2,333	38,172
Interest Default	Standard Property Development, LLC	2/27/06	9,650,000	947,531	-	-	-	-	115
Interest Default	SVRB \$4,500,000 (SVRB Investments, LLC)	4/27/05	1,424,092	120,115	-	-	-	-	67
Interest Default	SVRB 2nd \$2,325,000 (SVRB Investments, LLC)	4/27/05	2,325,000	282,288	-	-	-	-	25
Non-Performing	Tapia Ranch (Castles Partners, LLC)	9/20/04	22,000,000	3,467,841	359,292	-	-	-	179
Interest Default	Ten-JinNY Ltd \$4,150,000 ⁶	12/31/02	4,150,000	2,327,539	1,578,535	-	-	-	18
Interest Default	Ten-JinNY	4/15/02	55,113,820	34,682,507	1,300,572	-	-	-	1
Maturity and Interest Default	The Gardens Phase II (The Gardens, LLC)	3/5/06	2,500,000	301,950	-	-	-	-	1
Maturity and Interest Default	The Gardens, LLC \$2,425,000 (The Gardens, LLC)	8/15/05	1,925,000	165,899	-	-	-	-	34
Non-Performing	The Gardens, LLC Timeshare (The Gardens, LLC)	3/29/04	3,577,719	65,561	-	-	-	-	51
Repaid	University Hawaii ⁷	8/5/04	-	-	-	-	-	-	127
Reperforming	University Estates, Inc.	4/17/05	4,774,823	48,420	-	103,342	-	7,958	95,384
Repaid	Urban Housing Alliance - 438 Lots (Urban Housing Alliance, LLC)	7/13/05	-	-	-	-	-	-	110
Non-Performing	Wesco Investments LLC	11/23/04	5,450,000	297,049	-	-	-	-	85
			\$ 71,651,111	\$ 140,553,515	\$ 23,895,572	\$ 2,449,565	\$ 22,315,612	\$ 179,819	\$ 4,433,122
									\$ 19,472,22

¹These loans have undetermined maturities outstanding due to bankruptcy, foreclosures, change of ownership, etc.

²Principal payment by borrower net return to investors.

³Borrower is Ashby Financial Company, Inc. and R&D Land Investors, LLC

⁴Borrower is First Hill, Inc. First Hill, Raw East, LLC, Fox Hill 118, LLC, Fox Hill 62, LLC, and Fox Hill 37, LLC.

⁵Borrower is CHCNY, LLC and Lake Haven Partners, LLC

⁶Borrower is John P. King and Connie D. King

⁷Borrower is Terrell, Inc. And William R. Lewis and Dorothy Z. Lewis, Trustees of the Lewis Family Trust